

Minutes of June Meeting of Tipperary-Cahir-Cashel Municipal District held in the Council Chamber, Civic Offices, Tipperary Town and hosted remotely on Monday 27th June 2022 at 11.15am

Members Present: Councillor Micheál Anglim, Cathaoirleach
Councillor Tony Black
Councillor Declan Burgess
Councillor John Crosse
Councillor Michael FitzGerald
Councillor Mary Hanna-Hourigan
Councillor Roger Kennedy
Councillor Máirín McGrath
Councillor Andy Moloney
Councillor Marie Murphy
Councillor Annemarie Ryan (Shiner)

Officials Present: Mr. Anthony Coleman, District Administrator
Mr. James Swords, District Engineer
Mr. Robert Johnston, Executive Engineer
Mr. Paul Farrell, Executive Engineer
Mr. Frank Cussen, Executive Engineer
Ms. Adeline Walsh, Staff Officer
Housing Directorate
Mr. Jim Dillon, Administrative Officer
Mr. Shane Grogan, Administrative Officer
Mr. Liam Ryan, Senior Executive Architect
Ms. Louise Ryan, Housing Assessment Officer
Community & Economic Development Directorate
Ms Kathleen Prendergast, Administrative Officer

Apologies Mr. Pat Slattery, District Director

Mr. Anthony Coleman, District Administrator, commenced the meeting with the meeting prayer. He called the roll and confirmed that all the Municipal District members were present at the meeting. The Cathaoirleach, Councillor Micheál Anglim, welcomed everyone to the June Municipal District meeting.

1.1 Disclosures/Conflicts of Interest

There were no matters notified to the meetings administrator.

2.1 Minutes of May Meeting of Tipperary-Cahir-Cashel Municipal District held on 18th May, 2022

The minutes of the Tipperary-Cahir-Cashel Municipal District May meeting held on 18th May, 2022 were adopted on the proposition of Councillor Michael Fitzgerald seconded by Councillor Marie Murphy.

Matters arising from the minutes

There were no matters arising.

3.1 Housing Directorate Report

The Cathaoirleach welcomed Mr. Jim Dillon, Administrative Officer, Mr. Shane Grogan, Administrative Officer, Mr. Liam Ryan, Senior Executive Architect and Ms. Louise Ryan, Housing Assessment Officer to the meeting. Ms. Ryan presented a brief overview on housing assessment particularly the validation, assessment and allocation process.

Councillor Moloney asked how the Choice Based Letting system was progressing. He also referred to the standard that houses have to meet in order to be relet and advised that he has been in touch with other local authorities and they don't seem to be meeting the same standard. He asked if there should be some bit of discretion and does all work need to go to tender. In relation to the Repair and Lease Scheme, he asked if there were many applications and does it have to be the owner making the application or can any family member apply. Councillor Hanna Hourigan had a query in relation to voids and asked why is the Council waiting for a house to become vacant before bringing them up to a reletting standard and then a huge amount of work is required. She also asked if homeless people could be better matched to houses and it would be better than a hostel or couch surfing. Councillor Ryan (Shiner) also queried the turnover of voids and requested to see a copy of the guidance documents from the Department. She also had a query in relation to the acquisition programme and asked how long a priority family with a disability would be waiting to be allocated a house. She referred to the housing report with the agenda and the 100 houses approved for energy efficient works. She asked if she could be provided with a breakdown of how many are in this district and she also asked if this funding is coming from climate action and change. Councillor Black also requested that voids be prioritised because he is getting more and more calls about homelessness. He appreciates that people can't be put into unsafe houses, however the Housing Section needs to get ahead of it. Councillor McGrath asked if a review of the Choice Based Letting (CBL) System could be carried out to see if it is working. She also asked if the new housing development at Abbey Street, Cahir will go up on CBL. She noted that Housing Adaption Grants are open to P1, P2 and P3 which keeps people living independently for longer. Councillor McGrath also concurred with the previous speakers about homelessness issues and agreed with Councillor Ryan (Shiner) requesting a copy of Guidance from the Department be circulated to all members. Councillor Fitzgerald stated that he finds the CBL system exasperating because it is giving applicants hope of getting a house when they have no hope at all. He also stated that the housing crisis is not going to be solved at the SPC meeting on Wednesday. He stated that the Council should consider the same model that is being used to house the Ukrainian refugees. He feels that CBL would work better if there was a greater supply of houses. He had a number of people homeless at the weekend and more needs to be done at

national level to deal with the crisis. Councillor Crosse concurred with the previous speakers in relation to CBL and requested that the Council write to the Department looking for discretion on the standard of reletting work required. Councillor Murphy referred to a vacant house in Ballyporeen which would have had a lot of work done to it over the years and she wouldn't have thought a lot of work would be needed. She asked if there was a limit on the works which are required to go to tender and what is considered minor work. Councillor Burgess thanked housing staff and Louise Ryan for the presentation. He requested an update on the time frame for delivering the 9 units at Boherclough Street, Cashel.

In response Mr. Grogan confirmed that the Choice Based Letting system is a new system and will make the letting process easier, however it will not solve the housing crisis. Although it is freeing up resources to work on other projects. The data shows that 63% of applicants use the CBL system and the council has written again to the cohort of customers who haven't used it offering advice and support. The issue at present is there isn't a great supply of housing. Houses that go on the CBL system are considered on a case by case basis, however specific houses for persons with disabilities do not go on the system. To date there has been no refusal of a CBL property, therefore the system is working to reduce refusal rates.

Liam Ryan advised that he would come back to Councillor Murphy in relation to her query on the house in Ballyporeen. In relation to Boherclough Street, Cashel he confirmed that Stage 4 approval was granted by the Department last week and he hopes that a builder will be on site very soon. He also stated that the council faces a dilemma in achieving best practice because the Council has to be fair and transparent, therefore is required to go to tender. He confirmed that recently there has been a shift in emphasis and the Department is more open to solutions. He advised that the Ukrainian crisis has brought a lot of vacant properties to the fore which is benefiting Tidy Towns and urban renewal. In relation to Councillor Ryan (Shiner) request for a figure in relation to the number of houses acquired for people with disabilities, he confirmed that he would come back to her after the meeting. He also confirmed that there are 27 of the 100 houses for the Energy Efficiency Retrofit Programme in this District and the properties are being surveyed at the moment. Mr. Grogan confirmed that houses have to be vacant for 6 months in order to qualify for the Repair and Leasing Scheme and all queries should be directed to Tony O'Neill. He advised Councillor McGrath that no decision has been made yet in relation to whether or not Abbey Street, Cahir will be allocated via the CBL system. Councillor McGrath asked if they knew when the houses would be completed and the allocation process would start because she has had a number of enquiries. Mr Ryan advised her that as soon as a completion date is known they will advise. Councillor Crosse wanted to follow up on Councillor Ryan's (Shiner) request for discretion in relation to voids. Councillor Hanna Hourigan confirmed that the Councillors called for CBL and it is working well and it is great that there have been no refusals. However, we need more supply. The Cathaoirleach advised that any issues with CBL are due to supply and new houses are welcome. He is asking if the Council would consider getting a loan to match the allocation from the Department and it could

be divided between the 5 districts; however the houses would stay in Council ownership. Councillor Murphy welcomed the Capital Advance Leasing Facility and the approval for units at Wallor's & Coopers Lot, Cashel and Farranlahassery, Cahir. Mr Grogan confirm that the Capital Advance Leasing Facility provides a flow of money to Approved Housing Bodies. He added all the schemes are similar, however offer different nomination rights to local authorities. Councillor Murphy asked if a housing applicant can apply directly to an AHB for housing. The District Engineer advised that there is no limit on the value of works that go to tender, however minor works are dealt with in the district on a direct labour approach. Depending on the type of worked i.e. electrical or plumbing works which requires certification and bigger jobs are usually contracted out. Councillor Moloney requested an update on the houses at Mountain View, Cahir and Mr. Ryan confirmed that they are at stage 2 approval with the Department. He intends meeting with the residents before the Part 8 stage to ensure that they have a better understanding of the development and the process. The Cathaoirleach thanked the housing team.

3.2 Community & Economic Development

The Cathaoirleach welcomed Ms. Kathleen Prendergast from Community and Economic Development who was available to take any questions. Councillor Moloney thanked Ms Prendergast for the report and the age friendly bike provided in partnership with Cahir Tidy Towns. He stated it was great that Cahir was chosen to pilot the first age friendly bike in Tipperary. Ms Prendergast confirmed that they will be continuing to roll them out in Clonmel and Roscrea. Councillor Crosse wanted to be associated with the comments and thanked the C&E team for their work. Councillor Murphy thanked Ms Prendergast for the report and congratulated the team of the Tipperary Age Friendly event in Thurles the previous week which was a fantastic event and requested that it be made an annual event. There were a number of exhibits and it was great to acknowledge the volunteers for their work during covid. She also wanted to concur with Councillor Moloney's comments in relation to the age friendly bike. Councillor Ryan (Shiner) thanked Ms Prendergast and asked when will details of the Town & Village Renewal Scheme will be circulated. She also requested when the budget for the building acquisition measure would be announced. Councillor McGrath also congratulated C&E on the expo in Thurles and she found it extremely valuable personally in terms of knowing what services were available.

In response Ms Prendergast confirmed the Town & Village Renewal Scheme has been launched and the closing date for applications is the 22nd July. She confirmed that all districts have been informed and the budget for building acquisition measure is €400,000. Ms Prendergast thanked the members.

3.3 Consider the Grant Allocations for Streetscape & Building Façade Enhancement Scheme 2022

On the proposition of Councillor John Crosse, seconded by Councillor Roger Kennedy, the Streetscape & Building Façade Enhancement Scheme 2022 allocations were agreed as follows:

TCC MD Streetscape & Building Facade Enhancement Scheme 2022

	Name	Address	Town	Commercial Residential	Grant 2022
1	Joe Quinn	Ladyswell	Cashel	C	€500.00
2	Donagh & Patrice Davern	John Street	Cashel	R	€125.00
3	Raymond Davern	22 Main Street	Cashel	C	€250.00
4	Biddy Perdue	44 Main Street	Cashel	C & R	€325.00
5	Thomas Wood	27 Main Street	Cashel	C & R	€500.00
6	Davern's Cashel Ltd	21 Main Street	Cashel	C	€250.00
7	Martin O'Dwyer (Family Butcher)	Friar St.	Cashel	C	€500.00
8	Noel Fahy	John Street	Cashel	R	€500.00
9	Noel Fahy	Bank Place	Cashel	C	€500.00
10	Michael John Ryan	21 Bank Place	Tipperary town	C	€500.00
11	Michael John Ryan	20 Bank Place	Tipperary town	C	€500.00
12	Karen Ryan	66 Main Street	Tipperary town	C	€500.00
13	Thos Carroll	No. 6 Bridge St.	Tipperary town	C	€500.00
14	Ned Bourke	3 Grattan Street	Tipperary town	C	€500.00
15	Noel O'Dea	60/61 Main Street	Tipperary town	C	€500.00
16	Liam O'Grady	12 Main St.	Tipperary town	C	€500.00
17	Tipperary Chamber of Commerce	3 James Street	Tipperary town	C	€235.00
18	Patsy Hadnett	5 Davis St	Tipperary town	C & R	€500.00

19	Travis & Nina Frisby	50 Main St	Tipperary town	C & R	€500.00
20	Michael & Joan Hanrahan	John Street	Cashel	R	€500.00
21	Marian & Michael Gleason	2 Ladyswell St.	Cashel	C	€500.00
22	Marian Heffernen	3&4 Ladyswell	Cashel	C	€500.00
23	Joe Walsh	4/5 the Square	Cahir	C	€500.00
24	William Colville	3 a Ladyswel, Street,	Cashel	C	€375.00
25	Jason Teehan	Rock of Cashel	Cashel	C	€500.00
26	Brid Looby	11 Bank place	Cashel	C	€350.00
27	TJ Ryan	Boherclough Street	Cashel	C	€500.00
28	Noreen McHugh	18 St Michael's Street	Tipperary town	C	€500.00
29	Martin McHugh	10 St Michael's Street	Tipperary town	C	€500.00
30	Frank Fitzgerald	Abbey Street, Cahir	Cahir	C	€500.00
31	The Kilkenny Shop	74/75 Main Street, Cashel	Cashel	C	€500.00
32	Joseph O'Dwyer	5 Boherclough St	Cashel	C	€300.00
33	Grant Dowling	Glengall Cottage	Cahir	R	€500.00
34	Hugh Walsh	7/8 Main Street	Tipperary town	R/C	€500.00
35	Sharon McGear	105 Main Street	Cashel	C	€500.00
	TOTAL				€15,710.00

3.4 District Engineer's Report

James Swords, District Engineer, updated Members on the Roads Programme. He confirmed that the RI surface dressing is nearly complete and works to the footpaths in Boherlahan are to be finished.

Councillor Fitzgerald asked if major work is required to Ballygriffin Bridge which was struck by a car at the weekend. Councillor Kennedy wanted to compliment staff on the work done to date and asked if the Cahir Road at Racecourse Cross will be included in the annual programme. Councillor Murphy also wanted to concur with Councillor Kennedy regarding the work done to date and in particular

referred to the work at Kiltankin completed under the CIS scheme. She asked if the damage to the Araglen Bridge has been assessed. Paul Farrell confirmed that money has been secured under a safety scheme to complete this work. Councillor Black thanked the team for the work at Lacka on the N24 and the footpath improvements at the Three Drives and Dillon Street. Councillor Crosse also congratulated the team for the great work and asked if surface dressing could be carried out at the entrance to the Golf Club. Councillor McGrath congratulated the team on the progression of the roads programme and referred to an item she previously raised in relation to HGVs on Barrack Street Cahir. This is causing a lot of frustration for residents on the street and asked if we could write to the haulage companies. She also asked if cutting back grass verges at junctions needs to be approved by the TII. She also referred to potholes on the N24 at Knockagh roundabout. Councillor Murphy referred to a previous Notice of Motion she made regarding cats-eyes on the N24 and asked for an update. Councillor Ryan (Shiner) also acknowledged the great work at Dillon Street and the Three Drives. She also requested an update on L8208 and an update on a recent Notice of Motion where she had requesting a bus shelter on the Link Road. Councillor Hanna Hourigan thanked the staff for the great work particularly Toem to Cappawhite and the Cullen Road. Councillor Murphy asked when the works would commence at Chapel Lane, Clogheen and if the residents would be notified in writing.

In response Mr. Swords confirmed that he wasn't aware that damage was caused to Ballygriffin Bridge and he would arrange to have it inspected. He also advised that they would apply again to the Department for money for Racecourse Cross. He confirmed that there has been a delay with the work to Chapel Lane and the Council doesn't normally write to households to advise that work in commencing. However, it would be well advertised, and local access would be provided. Regarding the Golf Club the Council could do a section, however not if it is privately owned. In relation to Councillor McGrath's query they have tried to narrow Barrack Street in sections to discourage trucks and they have spoken to the local haulage companies however satellite navigation sends drivers the quickest route. Mr Swords confirmed that the council has cut grass verges at junctions and the TII has strimmed around signs and he will make contact with TII regarding the potholes at Knockagh Roundabout. He has also been informed that the cat's eyes will be done before the end of the year.

Councillor Black asked if someone could cut back the bushes at Lacey Villas they are overgrown. Councillor McGrath also noted that the cat's eyes on the Cahir to Clonmel Road would also need to be upgraded. Mr Swords confirmed that he will speak to the Active Travel Team in relation to the bus shelter for Link Road.

3.5 District Administrator's Report

The District Administrator's Report was circulated to the Members with the agenda and there were no questions.

3.6 Briefing on Capital Projects in the Municipal District

The District Administrator presented an overview of projects and capital works that have been done across the District as well as projects and works planned for the coming years. He advised Members that this is an ambitious programme and match funding is required from the Council to meet the requirements of various Government funded schemes and programmes. He wanted to thank everyone involved in the process and he wanted to thank Members for supporting the work.

The Cathaoirleach stated that it is unbelievable what has been achieved in a short time when you see it all together. Councillor Murphy asked if this presentation could be made available on the Decision Time system. It is great to see so much work in one District and she thanked the District Administrator for the presentation which highlights this work. Councillor McGrath thanked the district staff for the great work in the towns, villages and rural areas and she appreciated the time involved and the strict time limits for submitting applications. Councillor Black acknowledged the presentation which is very positive. However, he mentioned the recent concert in the Market Yard and noted that it wasn't well attended because people didn't know about it and some people were very disappointed that they had missed it. Councillor Kennedy thanked the District Administrator and noted that the works carried out is vast and varied. He stressed that match funding is so important and all members should be aware of it. The work carried out is transformative and it is needed for tourism. Councillor Crosse wanted to be associated with the comments and he stated that the work is beneficial to all the towns in the district. Councillor Burgess thanks the District Administrator and his team and stated that it is an exciting time for the District and it is great for Cashel to see the Part 8 progressing. He encouraged everyone to engage and he thanked district staff for keeping Cashel town part of the agenda and it will be a very important link from the Rock to the town centre which is vital. Councillor Ryan (Shiner) thanked everyone for the great work together the Tipperary Town Revitalisation Task Force.

The District Administrator stated that it is important that we have a strong pipeline of projects. There is potential for €40 million investment across the district, however this will require potential match funding of €8.4 million.

4.1 Chief Executive/Delegated Officers Orders

The orders were noted.

5.1 Councillor Annmarie Ryan (Shiner) & Councillor Tony Black (Ref. ID 2440)

That this District deliver on their commitment to support the Tipperary Town Wildlife Corridor Map created by Tipperary Tidy Towns Biodiversity Group. This commitment includes ensuring that this biodiversity corridor is not sprayed with chemicals thereby preserving it as a wildlife sanctuary. This non-spraying policy

to be carried out (in these areas) not only by Local Authority staff but by private contractors hired by Tipperary County Council.

Furthermore, that this District work towards developing Tipperary Town as a No Spray Town and to look at best practice in other local authorities as to how to make this happen.

Reply

The District endeavours to reduce/eliminate spraying where possible and will give particular attention in this regard to the Wildlife Corridor. We have trialled other methods such as foam stream and use where appropriate. All GSSs and contractors are aware of the need to reduce spraying to the minimum required.

Councillor Ryan (Shiner) thanked the District Engineer for the response and advised that it is very important to reduce the use of chemical herbicides used by staff and contractors. She stated that there needs to be more awareness and Tipperary Tidy Towns Biodiversity Group are trying to create a safer environment for everyone. The District Engineer advised that he will circulate the map to all contractors.

This motion was seconded by Councillor Tony Black.

5.2 Councillor Tony Black (Ref ID 2441)

That this council would install hand rails on the steps at the bottom and top of "The Stile" at Hillside, Old Monastery Road in Tipperary Town. This is a popular access route to The Hills for people from the west end of town and the steps are quite dangerous especially for older residents.

Reply

This item will be considered as part of the up-coming Tipperary Hills Renewal project.

Councillor Black hoped from a safety aspect that the work could be done quicker because there are a number of elderly residents in the area.

This motion was seconded by Councillor Anmarie Ryan (Shiner).

5.3 Councillor Tony Black (Ref ID 2442)

That this council investigate the condition of the markings for parking spaces in the Tipperary town centre. The parking space markings and disabled bay markings on streets such as John Street, James Street, Grattan Street, Davis Street, Mitchell Street, Blind Street and St. Michael's Street need to be repainted. Can the council check all streets in the town centre and repaint where necessary?

Reply

The Municipal District will carry-out an inspection of the lining in the areas mentioned. Any areas requiring improvement will be considered for inclusion in future lining works.

This motion was seconded by Councillor Michael Fitzgerald.

8.1 Any other Business

If was agreed by the members to hear an update on the boil water notice from Water Services because it is an important issue. The Cathaoirleach welcomed Denis Holland, Water Services to the meeting to provide an update on the boil water notice issued for the Galtee Regional Water Supply Scheme on the 25th June. Mr Holland advised that the Galtee Regional Water Supply is the biggest in the County and the boil water notice effects approximately 15,000 to 16,000 households. He advised that there has been high demand in recent weeks together with reduced intake therefore the water levels are below the allowable limits. Irish Water having regard to HSE guidance had to recommend the boil water notice because it is a public health matter. Councillor Fitzgerald confirmed that he had requested Mr Hollands attendance at the meeting this morning because this boil water notice suddenly came into effect on Saturday and the members or the public have been given no update since. Tipperary Racecourse are due to hold a two-day meeting on Wednesday and Thursday this week and they don't know if they can go ahead. He asked how in this country that sudden rainfall can cause these problems. He requested that more information be made available to the public. He asked to what levels do the turbidity have to reduce to be able to drink the water again. He stated that his phone hasn't stopped ringing and he has no information on what particular areas are affected. Councillor Burgess thanked Mr Holland for attending the meeting and he said a lot of people don't know if they are affected by the boil water notice or not and he asked if Irish Water could advise people if they contact them directly. He also stated that it is putting extra cost on people particularly businesses and they don't know how long the notice will be in place. Councillor Annmarie Ryan (Shiner) asked if a map could be provided or some kind of breakdown of the areas affected. She also asked if tankards will be made available in the affected areas. She advised that we will have more and more extreme weather events and our resources should be able to cope. Councillor Black stated that it is frightening that so many households are affected, and it is nearly 15% of the population of the county. Councillor Kennedy recalled that previously the Councillors would be provided with a map which is exceptionally beneficial but now without a map no one knows whose effected and who's not effected. He stated that they are at a complete disadvantage dealing with the needs of the people we represent, and it is not good enough from Irish Water. He advised that a high number of households do not use social media or listen to local radio therefore they haven't been notified. He recalled a similar issue in Wexford where people became ill. Councillor Hanna Hourigan noted that it was unfortunate and there is a huge amount of people effected but thanked Mr Holland for the update.

Mr. Holland thanked the members for the comments and advised that there are a number of boreholes to be used to augment the water supply and they are being brought on board. He also advised that communication is led by Irish Water and to notify individuals would be a herculean task and we don't have the resources. The provision of a map is also a matter for Irish Water. He doesn't know how long the notice will be in place however it is likely to be 7 to 10 days. In relation to the request for tankards, previously there has been very little uptake and advised that the water from tankards would also have to be boiled. Regarding the colour of the water or the turbidity levels. The minimum levels are now a lot stricter and Irish Water have to be cautious when these levels are exceeded. This happened because the reservoir wasn't full, and it would normally be full. Councillor Ryan (Shiner) asked if a customer rang Irish Water with their eircode would they be told whether or not they are affected. Mr Holland confirmed that Irish Water would be able to advise the customer.

6.1 Votes of Sympathy/Congratulations

A vote of sympathy was extended on the death of the following:

- Pierce (Bertie) Buckley, Knocka, Cahir, Co Tipperary
- Sr Eileen Egan, St John of God Convent, Sallyville House, Newtown Road, Wexford
- Noel McInerney, St Michaels Terrace, Tipperary Town, Co Tipperary
- Jimmy O'Gorman, James Connolly Park, Tipperary Town, Co Tipperary

A vote of congratulations was extended to the following:

- Tipperary Ladies Senior Football Team on defeating Cavan in the 3rd round of the TG4 All Ireland Senior Championship
- Graham Holland for training Romeo Magico who won the English Greyhound Derby on Saturday
- Paddy Toomey, Athassel House Stables, Golden, Co Tipperary for training La Petite Coco who won the Alwasmiyah Pretty Polly Stakes at The Curragh on Sunday 27th June
- Shane Breen and Acoustik Solo du Baloubet on winning the 1.45m speed class at Ashford Farm CSI**** Bolesworth International at Bolesworth Castle, Cheshire.
- Derek Ryan on winning the Association of Irish Musical Societies (AIMS) Best Actor award for his role of Tevye in Tipperary Musical Society's production of 'Fiddler on the Roof'.
- Councillor Roger Kennedy on being elected Cathaoirleach for Tipperary County Council for 2022/2023.
- Caoimhe Perdue who will receive her first international cap with the Irish Senior Hockey Team on 2nd July against the Netherlands at Wagner Stadium.

This concluded the business of the Municipal District meeting.

Signed/ Michael Fitzgerald Dated/ 25/07/22
Leas Chathaoirleach

Signed/ Anthony O'Leary Dated/ 25/07/22
District Administrator